



043

BEFORE THE EAGLE SEWER DISTRICT  
BOARD OF DIRECTORS

In the matter of the Petition of )  
Gardner Mace Ranch, LC )  
for the annexation of )  
Certain real property in Ada )  
County, Idaho, by the Eagle )  
Sewer District ("District") )  
\_\_\_\_\_ )

**ORDER OF ANNEXATION**

WHEREAS, Gardner Mace Ranch, LC, hereinafter referred to as Petitioner, the owner of certain real property situated in Ada County, State of Idaho, more particularly described on **Exhibit "A"** hereto, on January 9, 2013, duly petitioned for annexation and inclusion of said real property, within the boundaries of the Eagle Sewer District ("Petition"); and

WHEREAS, a public hearing on said Petition was called for and held in the manner provided for in § 42-3218(a) of the Idaho Code on the 11<sup>th</sup> day of March, 2013, after due and proper notice published in the official newspaper of the District, *The Valley Times*, published on February 25, 2013, and March 4, 2013; and no person having appeared in writing, or at said meeting, to protest the granting of said Petition; and

WHEREAS, originals of the Petition, exhibits thereto, proof of publication, and Resolution No. 13-03, are all on file at the offices of the Eagle Sewer District, 44 N. Palmetto Ave., Eagle, Idaho, 83616; and

WHEREAS, the Board of Directors of the Eagle Sewer District has, by adoption of its Resolution No. 13-07, on the 8<sup>th</sup> day of April, 2013, after due consideration of all relevant evidence and testimony, approved said Petition and set forth the terms and conditions pursuant to which said real property shall be annexed by, and included within, the District; and

WHEREAS, the Petitioner has not, prior to the date hereof, withdrawn its Petition as provided for in Idaho Code § 42-3218(c);

NOW, THEREFORE, IT IS HEREBY ORDERED by the Board of Directors of the Eagle Sewer District that, pursuant to the provisions of Idaho Code § 42-3218, the following described real property shall be, and hereby is, annexed by, and included within the Eagle Sewer District, subject to the terms and conditions set forth in the Petition, including *Exhibits "A" and "B"* thereto, and Resolution No. 13-07 adopted by this Board of Directors.

**RECEIVED**

**MAY 07 2013**

**TECHNICAL SUPPORT**

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A  
PART HEREOF BY REFERENCE.

BE IT FURTHER ORDERED that this annexation shall be and become effective upon the  
execution of this Order and its recordation in the official records of Ada County, Idaho.

DATED this 8<sup>th</sup> day of APRIL, 2013.

EAGLE SEWER DISTRICT

By: Ervin Ballou  
Ervin Ballou, Chairman

ATTEST:

Lynn Moser  
Lynn Moser, Secretary

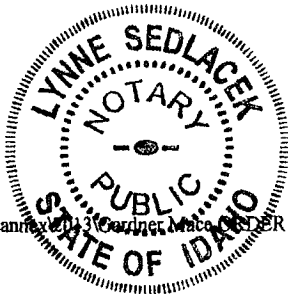
STATE OF IDAHO )

ss.

County of Ada )

On this 8<sup>th</sup> day of APRIL, 2013, before me, a Notary Public for the State of  
Idaho, personally appeared ERVIN BALLOU and LYNN MOSER, known or identified to me, to be the Chairman  
and Secretary, respectively, of EAGLE SEWER DISTRICT, and the persons who executed the instrument on  
behalf of said corporation, and acknowledged to me that such corporation executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this  
certificate first above written.



Lynne Sedlacek  
NOTARY PUBLIC FOR IDAHO  
Residing at Eagle  
My commission expires 9/13/2013



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GATEWAY  
MAPPING  
INC.

**Mace River Ranch Subdivision  
Boundary Description  
Project No. 10-12-108**

A parcel of land situated in Government Lots 1, 2, 3, 4, 5, 6, & 8; the north half of the northwest quarter; and the bed of the 1867 North Channel of the Boise River of Section 17; Township 4 North; Range 1 East; Boise Meridian; Eagle City; Ada County; Idaho; and being more particularly described as follows:

Commencing at the west quarter-section corner of Section 17, Township 4 North, Range 1 East, Boise Meridian, the POINT OF BEGINNING:

Thence N01°31'50"E, 2510.48 feet along the west line of Section 17 to the left bank of the North Channel of the Boise River as established in 1982 (Record of Survey 425 Instrument Number 8251977 and Quitclaim Deed Instrument Number 8312942, records of Ada County, Idaho);

Thence N89°19'42"E, 106.73 feet along said left bank;

Thence S80°05'47"E, 102.89 feet along said left bank;

Thence S62°38'08"E, 363.39 feet along said left bank;

Thence S74°52'09"E, 545.66 feet along said left bank;

Thence N86°48'53"E, 669.22 feet along said left bank;

Thence S80°30'24"E, 247.54 feet along said left bank;

8 Thence S76°37'11"E, 1125.12 feet along said left bank;

Thence N83°17'46"E, 190.62 feet along said left bank;

Thence N70°07'07"E, 276.81 feet along said left bank;

Thence N88°41'37"E, 259.64 feet along said left bank;

Thence S81°59'32"E, 208.09 feet along said left bank;

Thence S69°03'40"E, 224.67 feet along said left bank;

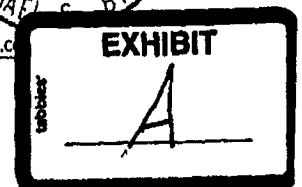
Thence S57°07'54"E, 225.83 feet along said left bank;

Thence S25°43'19"E, 265.96 feet along said left bank;

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a 250 S. Beechwood Avenue, Suite 201, Boise, ID 83709 p 208-376-7330 f 208-323-9336 w www.jub.com





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Mace River Ranch Subdivision continued...

Thence S19°09'37"E, 343.26 feet along said left bank;

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Thence S18°22'28"E, 408.21 feet along said left bank;

Thence S43°33'26"E, 309.11 feet along said left bank;

Thence S71°39'29"E, 163.75 feet along said left bank;

Thence S83°03'41"E, 154.63 feet along said left bank to the west right-of-way line of South Eagle Road (Highway 55) (State of Idaho Easement No. 5946, records of Idaho Department of Lands);

Thence S00°54'39"W, 83.70 feet along the west right-of-way line of South Eagle Road (Highway 55);

Thence S00°54'08"W, 218.99 feet along the west right-of-way line of South Eagle Road (Highway 55) (Affidavit Instrument Number 99054882, records of Ada County, Idaho);

Thence S00°58'07"W, 246.23 feet along the west right-of-way line of South Eagle Road (Highway 55);

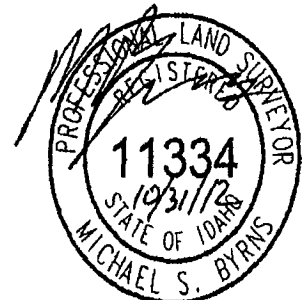
Thence S06°55'04"E, 71.12 feet along the west right-of-way line of South Eagle Road (Highway 55) to the Mace/Warren property line per agreement (Record of Survey 306 Instrument Number 8151134, Quitclaim Deed Instrument Number 98076971, Record of Survey 2500 Instrument Number 9342159, and the aforementioned Record of Survey 425, records of Ada County, Idaho) and the boundary of Two Rivers Subdivision (Book 80 of Plats at Pages 8661 thru 8665, records of Ada County, Idaho);

Thence N45°56'11"W, 361.20 feet along said Mace/Warren property line and said boundary of Two Rivers Subdivision to the boundary of Two Rivers Subdivision No. 4 (Book 84 of Plats at Pages 9314 & 9315, records of Ada County, Idaho);

Thence N36°57'13"W, 409.15 feet along said Mace/Warren property line and said boundary of Two Rivers Subdivision No. 4;

Thence N53°06'35"W, 205.76 feet along said Mace/Warren property line and said boundary of Two Rivers Subdivision No. 4;

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Mace River Ranch Subdivision continued...

Thence S81°27'28"W, 1660.00 feet along said Mace/Warren property line, said boundary of Two Rivers Subdivision No. 4, aforesaid boundary of Two Rivers Subdivision, the boundary of Two Rivers Subdivision No. 5 (Book 85 of Plats at Pages 9522 thru 9524, records of Ada County, Idaho); and the boundary of Two Rivers Subdivision No. 9 (Book 89 of Plats at Pages 10360 thru 10362, records of Ada County, Idaho);

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Thence S84°27'18"W, 922.76 feet along said Mace/Warren property line and said boundary of Two Rivers Subdivision No. 9;

Thence N85°18'46"W, 518.87 feet along said Mace/Warren property line, said boundary of Two Rivers Subdivision No. 9, and the boundary of Two Rivers Subdivision No. 10 (Book 89 of Plats at Pages 10370 thru 10373, records of Ada County, Idaho);

Thence N84°25'41"W, 236.28 feet along said Mace/Warren property line and said boundary of Two Rivers Subdivision No. 10 to the boundary of the Knickrehm parcel (Bargain and Sale Deed Instrument Number 8658959, and the aforementioned Record of Survey 425, records of Ada County, Idaho);

Thence N01°32'26"W, 26.93 feet along said boundary of the Knickrehm parcel;

Thence N83°56'52"W, 409.03 feet along said boundary of the Knickrehm parcel;

Thence S35°15'43"W, 338.73 feet along said boundary of the Knickrehm parcel to the boundary of the Rambo parcel (Warranty Deed Instrument Number 8709454, and the aforementioned Record of Survey 425, records of Ada County, Idaho);

Thence S43°46'37"W, 354.97 feet along said boundary of the Rambo parcel;

Thence N86°24'35"W, 351.05 feet along said boundary of the Rambo parcel;

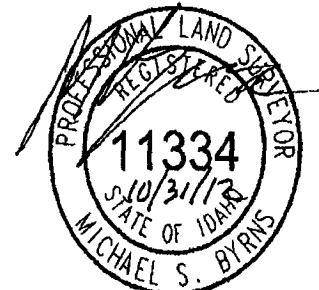
Thence S86°32'35"W, 144.28 feet along said boundary of the Rambo parcel to the west line of Section 17;

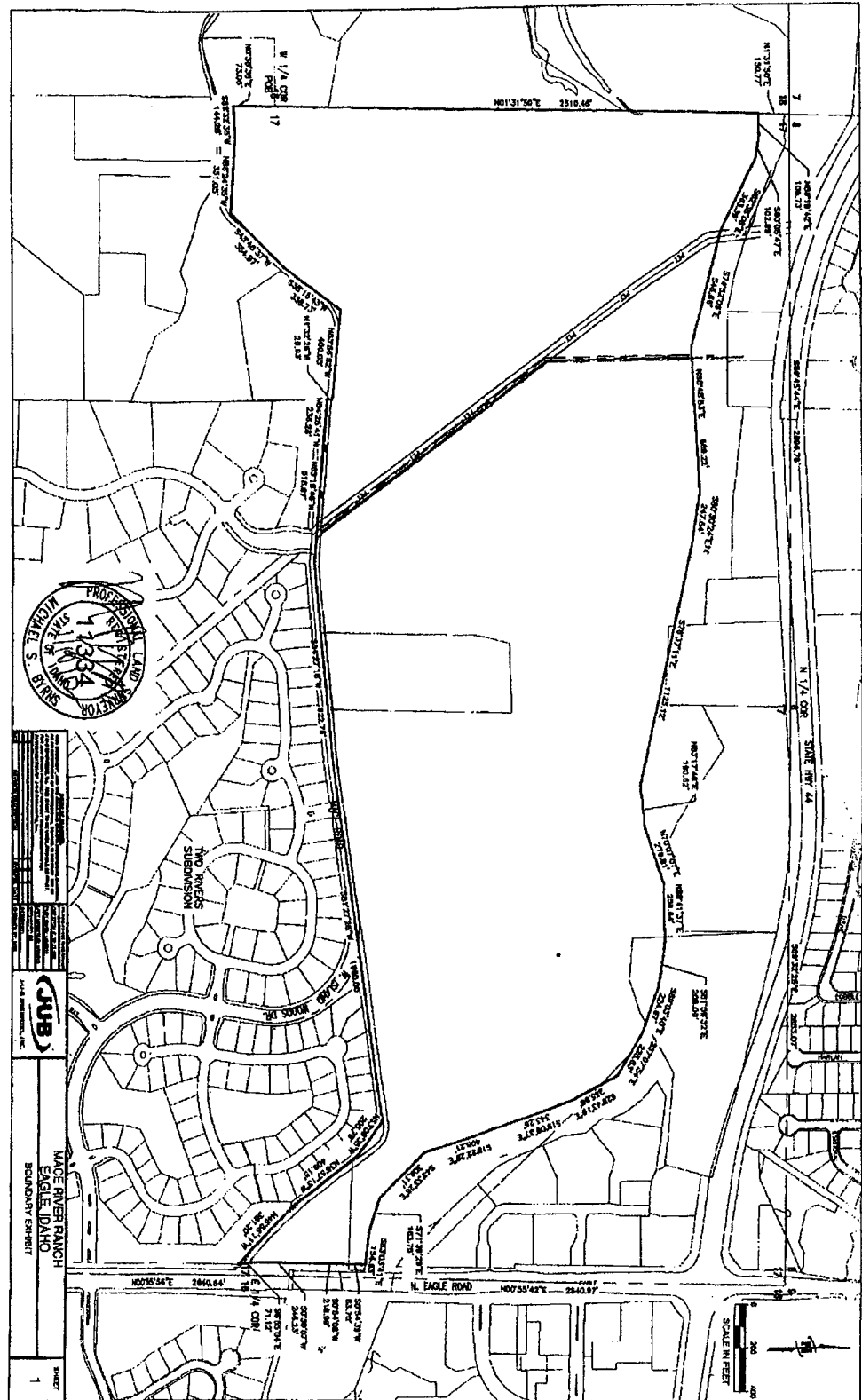
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Thence N00°36'38"E, 73.06 feet along the west line of Section 17 to the POINT OF BEGINNING.

39 or 1

The above-described parcel contains 192.76 acres, more or less.





LAST UPDATE: 11/29/12  
BY: JUB  
DATE: 11/29/12



MACE RIVER RANCH SUBDIVISION - PUD

AERIAL VICINITY MAP

